

BILL NO. Z-72-07 -11

ZONING MAP ORDINANCE NO. Z-*Defected*

AN ORDINANCE amending the City of Fort Wayne Zoning Map Nos. A-7 and A-9.

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA:

SECTION 1. That the area described as follows is hereby designated a B-1A District under the terms of Chapter 36, Municipal Code of the City of Fort Wayne, Indiana, 1946, as amended by General Ordinance No. 2836 and amendments thereof; and the symbols of the City of Fort Wayne Zoning Map Nos. A-7 and A-9 referred to therein, established by Section 9, Article III of said Chapter as amended, are hereby changed accordingly, to-wit:

Lot # 133 Brookview Addition Inst. N. 70-2274
Lot # 134 Brookview Addition, Book No. 353,
page 171

SECTION 2. This Ordinance shall be in full force and effect from and after its passage and approval by the Mayor and legal publication thereof.

Eugene Kraush

Councilman

APPROVED AS TO FORM
AND LEGALITY.

[Signature]

ATTORNEY

Read the first time in full and on motion by Kraus, seconded by Hinga and duly adopted, read the second time by title and referred to the Committee on Regulations (and to the City Plan Commission for recommendation) (and Public Hearing to be held after due legal notice, at the Council Chambers, City-County Building, Fort Wayne, Indiana, on the _____ day of _____, 19____, at _____ o'clock P.M., E.S.T.)

Date: July 25, 1972 Charles W. Whetstone
CITY CLERK

Read the third time in full and on motion by Kraus, seconded by V. Schmidt and duly adopted, placed on its passage. Passed (LOST) by the following vote:

	AYES <u>1</u>	NAYS <u>8</u>	ABSTAINED _____	ABSENT _____ to-wit:
Burns	<u>✓</u>	<u>✓</u>	_____	_____
Hinga	_____	<u>✓</u>	_____	_____
Kraus	_____	<u>✓</u>	_____	_____
Nuckols	_____	<u>✓</u>	_____	_____
Moses	_____	<u>✓</u>	_____	_____
Schmidt, D.	<u>✓</u>	_____	_____	_____
Schmidt, V.	_____	<u>✓</u>	_____	_____
Stier	_____	<u>✓</u>	_____	_____
Talarico	_____	<u>✓</u>	_____	_____

Date 10-24-72 Charles W. Whetstone
CITY CLERK

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana as (Zoning Map) (General) (Annexation) (Special) (Appropriation) Ordinance (Resolution) No. _____ on the _____ day of _____, 19____.

ATTEST: (SEAL) Charles W. Whetstone CITY CLERK John Nuckols PRESIDING OFFICER

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the _____ day of _____, 19____-at the hour of _____ o'clock _____ M., E.S.T.

Charles W. Whetstone
CITY CLERK

Approved and signed by me this _____ day of _____, 19____ at the hour of _____ o'clock _____ m., E.S.T.

MAYOR

RESOLUTION OF ZONING ORDINANCE AMENDMENT RECOMMENDATION

WHEREAS, the Common Council of the City of Fort Wayne, Indiana, on July 25, 1972, referred a proposed zoning map amendment to the City Plan Commission which proposed ordinance was designated as Bill No. Z-72-07-11; and,

WHEREAS, the required notice of public hearing on such proposed ordinance has been published as required by law; and

WHEREAS, the City Plan Commission conducted a public hearing on such proposed ordinance on September 18, 1972;

NOW THEREFORE, BE IT RESOLVED that the City Plan Commission does hereby recommend that such proposed ordinance DO NOT PASS for the reasons that no need has been shown for the Land Use Plan to be amended, the amendment will not be in the best interest of and benefit to the area involved and of and to the City, and the amendment will be detrimental to and conflicts with the overall City Plan; and,

BE IT FURTHER RESOLVED that the Secretary is hereby directed to present a copy of this resolution to the Common Council at its next regular meeting.

This is to certify that the above is a true and exact copy of a resolution adopted at the meeting of the Fort Wayne City Plan Commission held September 25, 1972.

Certified and signed this
5th day of October, 1972



George H. Roser
Secretary

Bill No. Z-72-07-11

REPORT OF THE COMMITTEE ON REGULATIONS

We, your Committee on Regulations to whom was referred an Ordinance
amending the City of Fort Wayne Zoning Map Nos.
A-7 and A-9

have had said Ordinance under consideration and beg leave to report back to the Common
Council that said Ordinance Do NOT PASS.

Eugene Kraus, Jr. - Chairman

James S. Stier - Vice-Chairman

William T. Hinga

Paul "Mike" Burns

Vivian G. Schmidt

Eugene Kraus, Jr.

James S. Stier

William T. Hinga

Paul "Mike" Burns

Vivian G. Schmidt

CONCURRED IN
DATE 10-24-72 CHARLES W. WESTERMAN, CITY CLERK

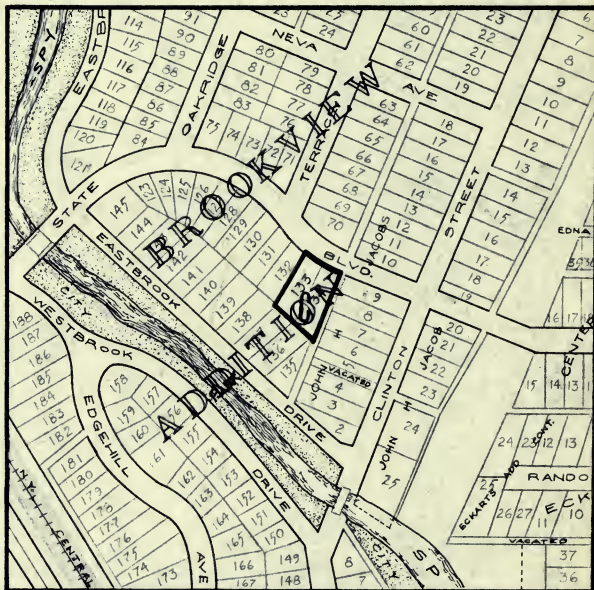
RECEIPT

N^o 145

GENERAL FUND

FT. WAYNE, IND. June 19 1972RECEIVED FROM Wilma D. Geschwell \$ 50.00THE SUM OF Fifty ⁰⁰/₁₀₀ ¹⁰⁰ DOLLARSON ACCOUNT OF Lot 133 Brookview Add. Sub No. 70-2274
Lot 134 Brookview Add. Book No 353 page 171Velma Freeze
AUTHORIZED SIGNATURE

2-72-07-11



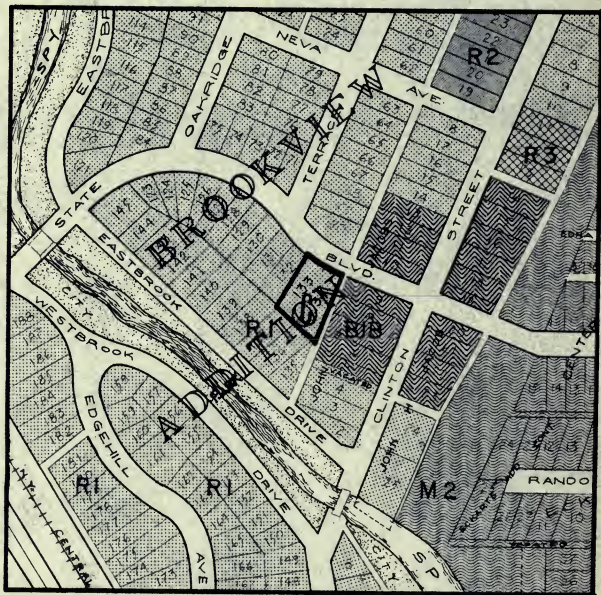
C CHANGE FROM RI TO BIA

Lot # 133 Brookview Addition. Inst. No. 70-2274




Lot # 134 Brookview Addition. Book No. 353, Page 171



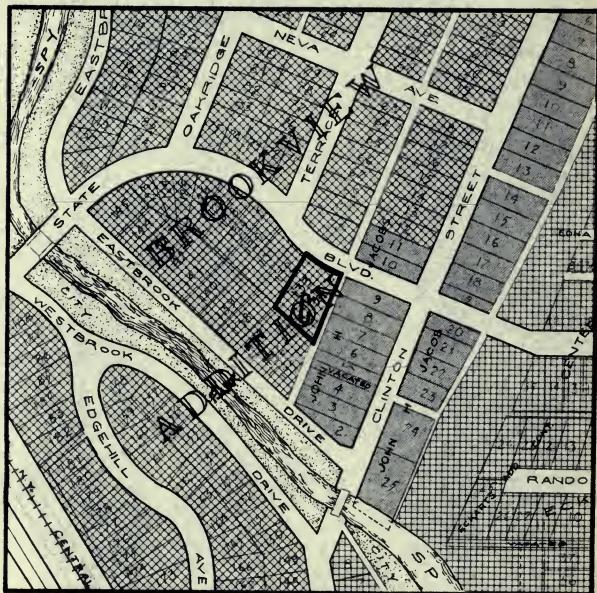
2-72-07-11






EXISTING LAND USE MAP

-  - LIMITED BUSINESS B
-  - LOW DENSITY RESIDENTIAL
-  - GENERAL INDUSTRY

2-72-07-11



PROPOSED LAND USE MAP

-  - COMMERCIAL
-  - HIGH DENSITY RESIDENTIAL
-  - INDUSTRIAL

CITY PLAN COMMISSION
City-County Building
One Main Street
Fort Wayne, Indiana

July 12, 1972

Mr. Ralph Blume
344 Utility Building
Fort Wayne, Indiana 46802

Dear Ralph:


The forwarding of this petition to rezone was delayed because of the existing requirement for a thorough check of the description by the City Engineering Department.

We received this petition on June 19, 1972.

It would be appreciated if this petition could be assigned a Bill Number in the order that the request came to us.

Sincerely,

CITY PLAN COMMISSION


Roger L. Smith
Draftsman

RLS:pr

PETITION FOR ZONING ORDINANCE AMENDMENT

Receipt No. _____

TO: COMMON COUNCIL OF THE
CITY OF FORT WAYNE, INDIANA

Date Filed _____

Intended Use Beauty Shop

I/We Mrs. Helma A. Geschwee
(Applicant's Name or Names)

do hereby petition your Honorable Body to amend the Zoning Map of Fort Wayne, Indiana, by reclassifying from a/an B-1 District to a/an B-1-A District the property described as follows:

Lot #133 Brookview Addition

Tract No. 70-2274

Lot #134 Brookview Addition

Block No. 353 - 171.

(Legal Description)

Space generally bounded on the North by State Boulevard, bounded on the East by an alley 142.5 feet West of the West right-of-way line of Clinton Street, generally bounded on the South by Eastbrook Drive, bounded on the West by the East line of Lot #132 of Brookmill Addition.

(General Description for Planning Staff Use Only)

I/We, the undersigned, certify that I am/We are the owner(s) of fifty-one percentum (51%) or more of the property described in this petition.

Mrs. Helma Geschwee 158 E. State Blvd Mrs. Helma Geschwee
Mrs. Eda Poorman 142 C. State Blvd Mrs. Eda M. Poorman

(Name)

(Address)

(Signature)

Legal Description Checked By: C. Anne Luby July 7, 1970
(City Engineer) Ron Brown

NOTE FOLLOWING RULES:

All requests for continuances or requests that ordinances be taken under advisement shall be filed in writing in the Office of the City Plan Commission by noon on the Wednesday preceding the meeting of the City Plan Commission at which the ordinance is to be considered. If the request for a continuance or advisement is filed within the required time, the matter will not be put on the agenda for that meeting. It shall be the obligation of the petitioner to notify the same property owners which the Plan Commission had notified by mail that the hearing has been postponed or rescheduled and inform them of the time and place of the meeting at which the ordinance will be considered. All withdrawals of ordinances must be made in writing prior to the Plan Commission's vote on the ordinance.

Name and address of preparer, attorney or agent:

W. H. D. Goodwell 158 E. State 453-0968
(Name) (Address) (Telephone Number)

City Plan Commission, City-County Building, Room 800, One Main Street,
Fort Wayne, Indiana 46802 Telephone Number 423-7571

PETITION FOR ZONING ORDINANCE AMENDMENT

Receipt No. _____

TO: COMMON COUNCIL OF THE
CITY OF FORT WAYNE, INDIANA

Date Filed _____

Intended Use Beauty Shop

I/We Filma D. Garburee

Gola M. Poorman

(Applicant's Name or Names)

do hereby petition your Honorable Body to amend the Zoning Map of Fort Wayne, Indiana, by reclassifying from a/an B-1 District to a/an B-1A District the property described as follows:

Lot # 133 Brookview Addition Dist 276-2274
Lot # 134 Brookview Addition
Book no. 353 - page 171

(Legal Description)

Space generally bounded on the North by State Boulevard, bounded on the East by an alley 142.5 feet West of the West right-of-way line of Clinton Street, generally bounded on the South by Eastbrook Drive, bounded on the West by the East line of Lot #132 of Brookmill Addition.

(General Description for Planning Staff Use Only)

I/We, the undersigned, certify that I am/We are the owner(s) of fifty-one percentum (51%) or more of the property described in this petition.

Filma D. Garburee 158 E. State Blvd. Filma D. Garburee
Gola M. Poorman 162 E. State Blvd. Gola M. Poorman

(Name)

(Address)

(Signature)

Legal Description Checked By: C. Duane Embury July 7, 1972
(City Engineer) Ron Brown

NOTE FOLLOWING RULES:

All requests for continuances or requests that ordinances be taken under advisement shall be filed in writing in the Office of the City Plan Commission by noon on the Wednesday preceding the meeting of the City Plan Commission at which the ordinance is to be considered. If the request for a continuance or advisement is filed within the required time, the matter will not be put on the agenda for that meeting. It shall be the obligation of the petitioner to notify the same property owners which the Plan Commission had notified by mail that the hearing has been postponed or rescheduled and inform them of the time and place of the meeting at which the ordinance will be considered. All withdrawals of ordinances must be made in writing prior to the Plan Commission's vote on the ordinance.

Name and address of preparer, attorney or agent:

Wanda D. Gernemul 150 E. State 483-0968
(Name) (Address) (Telephone Number)

City Plan Commission, City-County Building, Room 800, One Main Street,
Fort Wayne, Indiana 46802 Telephone Number 423-7571

We, the undersigned, do protest the proposed zoning change from an "R1" District, One Family Residential, to an "B1A" District, Limited Business for the following properties: "Lots #133 and #134 in Brookview Addition, located on the south side of State Boulevard, west of Clinton Street". We protest this change of zoning for the following reasons:

1. Depreciation of homeowner's property.
2. Increased traffic congestion.
3. Additional flood problems.
4. Possibility of rezoning additional properties and establishing more businesses.
5. Increased street parking problems.

Name

Address

Mr. and Mrs. Frederick C. Werner	2228 Eastbrook Drive
Mr. & Mrs. Nathan E. Rens	2224 Eastbrook Drive
Mr. & Mrs. John D. Aduly	2244 Eastbrook Drive
Mrs. Leonard Miller	154 E. State
Mrs. Elouise Didier	146 E. State
Mr. & Mrs. Hugo J. Eifert	138 E. State
Mrs. Marjorie E. Taylor	128 E. State
Mr. Donald R. Taylor	2305 Westbrook Dr.
Mrs. Barbara Rible	112 E. State
Mr. Joseph Mase	2264 Eastbrook
Miss Blanche L. Bowman	2240 E. Eastbrook Dr.
Delores Ramer	2236 Eastbrook Dr.
Mrs. Catherine Beck	2232 Eastbrook Dr.

We, the undersigned, do protest the proposed zoning change from an "R1" District, One Family Residential, to an "E1A" District, Limited Business for the following properties: "Lots #133 and #134 in Brookview Addition, located on the south side of State Boulevard, west of Clinton Street". We protest this change of zoning for the following reasons:

1. Depreciation of homeowner's property.
2. Increased traffic congestion.
3. Additional flood problems.
4. Possibility of rezoning additional properties and establishing more businesses.
5. Increased street parking problems.

Name

Address

Lorena Heimann	2248 Eastbrook Dr.
Mr & Mrs. Arnold J. Latten	142 East State
Madame M. R. R. R.	2256 Eastbrook Drive
Mr. Mrs. David J. J. J.	2252 Eastbrook Drive
Mable Heidrich	2302 Terrace Rd.
Mr & Mrs Michael Woggoner	2310 Terrace Rd
Mr & Mrs Vern L. Miller	2316 Terrace Rd.
Mr & Mrs E. L. Schaefer	2324 Terrace Rd.
MR. & MRS. Timothy C. York	2330 TERRACE ROAD
Mr & Mrs Larry H. H.	2325 Terrace Rd.
Mr & Mrs Art Kraemer	2321 Terrace Rd.
Frank C. C. C.	2317 Terrace Rd
Al. B. B.	145 E. State Blvd
John C. C.	141 E. State St
Howard B. B.	2302 Oakbridge Rd
Francis S. S.	2305 Oakbridge
Margaret S. S.	2305 Oakbridge
Mike H. H.	2316 Oakbridge Rd
Mr & Mrs Elmer W. W.	2324 Oakbridge Rd.

We, the undersigned, do protest the proposed zoning change from an "R1" District, One Family Residential, to an "ELA" District, Limited Business for the following properties: "Lots #133 and #134 in Brookview Addition, located on the south side of State Boulevard, west of Clinton Street". We protest this change of zoning for the following reasons:

1. Depreciation of homeowner's property.
2. Increased traffic congestion.
3. Additional flood problems.
4. Possibility of rezoning additional properties and establishing more businesses.
5. Increased street parking problems.

Name

Address

Mr. & Mrs. P. R. Henry 2405 Oakridge Rd

William B. Kelly 2321 Oakridge Rd

Edward L. Marks 2331 Oakridge Rd.

Mr. George Hartman 2323 Oakridge Rd

Cubert T. Wood 2319 Oakridge Rd.

Floyd T. Harris 2313 Oakridge Rd

Elmer F. Wecklin 2309 Oakridge Rd

Mr. & Mrs. Richard A. Fion 111 E. State Blvd
(H. F. Woods) 2314 Eastbrook

Mr. & Mrs. Fred Lane 2320 Eastbrook Dr.

Mr. and Mrs. Thomas G. Papp 2324 Eastbrook Drive

Mr. & Mrs. Ben G. Keffer 2326 Eastbrook Dr.

Mrs. Henry LaMaster 2332 Eastbrook Dr.

Mrs. & Mr. Carl L. Thiele 2308 Eastbrook Dr.

Mr. & Mrs. Leonard Chremen 2308 Eastbrook Dr.

Mr. & Mrs. Russell Otte 2342 Eastbrook Dr.

Alice C. Thomas 2414 Eastbrook Dr.

Richard L. Van Horn 2525 Oakridge Road

Ralph A. Lehman 2515 Oakridge Rd

Walter Baker 2401 Oakridge Road